DEED DESCRIPTION 42.37 ACRES <u>DOUBLE K RANCH, LTD</u>. PROPERTY [part] AUDITOR'S PARCEL # 60-30-01-04-003 [part]

BEING A PART OF A 152.21 ACRES PARCEL AND A PART OF THE NORTHWEST QUARTER OF SECTION #1, TOWNSHIP 13 NORTH, RANGE 12 WEST, CONGRESS LANDS, SALT CREEK TOWNSHIP, MUSKINGUM COUNTY, OHIO [ALSO BEING A PART OF THE <u>DOUBLE K RANCH, LTD</u>. PROPERTY OF OFFICIAL RECORD BOOK 2155, PAGE 719 OF THE MUSKINGUM COUNTY RECORDER] AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING, FOR REFERENCE AT AN EXISTING IRON PIN MARKING THE NORTHWEST CORNER OF SECTION #1;

THENCE S 2° 22' 05" W 474.75 FEET, IN THE WEST LINE OF SECTION #1, TO AN IRON PIN SET AND THE <u>PRINCIPAL PLACE OF BEGINNING</u> OF THIS 42.37 ACRES PARCEL, PASSING AN EXISTING CORNER STONE AT 4.84 FEET;

[THE FOLLOWING 42.37 ACRES PARCEL TO BE DESCRIBED IS BOUNDED ON THE NORTH and SOUTH BY THE AFORESAID "DOUBLE K RANCH, LTD." PROPERTY, BOUNDED ON THE EAST BY THE COLUMBIA GAS PROPERTY OF DEED BOOK 567, PAGE 186, BY THE AFORESAID "DOUBLE K RANCH, LTD." PROPERTY AND BY THE JOSEPH C. and ANNA J. MILLER PROPERTY OF DEED BOOK 473, PAGE 318 AND IS BOUNDED ON THE WEST BY THE JACQUELIN M. McCARROLL PROPERTY OF OFFICIAL RECORD BOOK 1569, PAGE 583, ALL OF THE MUSKINGUM COUNTY RECORDER]

THENCE, FROM THE "PRINCIPAL PLACE OF BEGINNING" AND LEAVING THE WEST LINE OF SECTION #1, N 68° 30' 51" E 769.77 FEET TO AN IRON PIN SET, PASSING AN IRON PIN SET AT 279.77 FEET;

THENCE N 71° 51' 21" E 241.61 FEET TO AN IRON PIN SET

THENCE N 33° 48' 27" E 109.91 FEET TO A MAG NAIL SET IN, ASPHALT SURFACED, ZANE GREY ROAD [A.K.A. COUNTY ROAD #199] AND IN THE WESTERLY BOUNDARY OF THE AFORESAID "COLUMBIA GAS PROPERTY", PASSING AN IRON PIN SET AT 89.91 FEET;

THENCE 454.28 FEET ON A CURVE TO THE RIGHT, [IN "ZANE GREY ROAD"], WITH A RADIUS OF 661.33 FEET AND WITH A CHORD OF WHICH BEARS S 36° 30° 49" E 445.40 FEET TO A MAG NAIL SET IN THE NORTHEAST CORNER OF THE AFORESAID "JOSEPH C. and ANNA J. MILLER PROPERTY", PASSING THROUGH THE SOUTHWEST CORNER OF THE SAID "COLUMBIA GAS PROPERTY" AT 132.28 FEET:

THENCE, **LEAVING** ZANE GREY ROAD, THE FOLLOWING FIVE [5] COURSES ARE IN THE AFORESAID "MILLER" BOUNDARY:

<u>COURSE #1</u> = \$ 73° 09'55" W 200.00 FEET TO AN EXISTING IRON PIN, PASSING AN EXISTING IRON PIN AT 25.00 FEET;

COURSE #2 = 8.7° 43' 55" E 495.07 FEET TO AN EXISTING IRON PIN;

COURSE #3 = \$ 49° 54' 25" W 207.41 FEET TO AN EXISTING IRON PIN;

COURSE #4 = \$ 4° 58' 55" E 200.00 FEET TO AN EXISTING IRON PIN;

<u>COURSE #5</u> = N 85° 01' 05" E 393.00 FEET TO A POINT IN <u>"ZANE GREY ROAD</u>" AND IN THE SOUTHEAST CORNER OF SAID "<u>MILLER</u>" PROPERTY, PASSING AN EXISTING IRON PIN AT 372.47 FEET;

THENCE, LEAVING SAID "<u>MILLER</u>" PROPERTY, S 4° 57' 38" E 428.78 FEET, IN <u>ZANE GREY ROAD</u>, TO A MAG NAIL SET [SAID "MAG NAIL SET" BEARS N 12° 14' 50" E 63.94 FEET FROM A REFERENCE IRON PIN SET];

THENCE, LEAVING ZANE GREY ROAD, N 87° 20' 35" W 1546.25 FEET TO AN IRON PIN SET IN THE WEST LINE OF SECTION #1 AND IN THE EAST LINE OF THE AFORESAID "McCARROLL" PROPERTY;

THENCE N 2° 22' 05" E 1375.30 FEET, IN THE WEST LINE OF SECTION #1 AND IN SAID "McCARROLL", EAST, BOUNDARY, TO AN "IRON PIN SET" AND THE PRINCIPAL PLACE OF BEGINNING OF THIS 42.37 ACRES PARCEL, PASSING AN IRON PIN SET AT 565.56 FEET.

THE PARCEL AS DESCRIBED CONTAINS <u>42.37 ACRES</u>, MORE OR LESS, <u>SUBJECT</u> <u>TO ALL LEGAL BIGHWAYS AND EASEMENTS OF RECORD</u>.

ALL IRON PINS SET ARE 5/8" INCH BY 30" INCH STEEL ROD WITH PLASTIC IDENTIFICATION CAPS MARKED KNISLEY 7231.

THE BEARINGS IN THE ABOVE DESCRIPTION ARE BASED ON THE WEST LINE OF SECTION #1 [AS ESTABLISHED BY CHARLES R. HARKNESS P.S. #6885 ON FEB. 6, 2008] AS BEING N 2° 22' 05" E & ALL BEARINGS DESCRIBED HEREIN ARE TO AN ASSUMED MERIDIAN AND ARE USED TO DENOTE ANGLES ONLY.

THE RIGHT OF WAY WIDTH OF "ZANE GREY ROAD" IS 40' FEET.

THE ABOVE DESCRIPTION IS BASED ON A FIELD SURVEY MADE BY A & E SURVEYING ON OCTOBER 28, 2009. SEE THE PLAT ATTACHED.

A & E SURVEYING
P. O. BOX 420
SOM PAST, OHIO 43783
PH: (740) 743- 224 C PAX: 743- 2498

DESCRIPTI**ON**

OHIO REGISTERED SURVEYOR BEST

DATE: OCTOBER 28, 2009

E OF

PLAT OF SURVEY BEING A PART OF THE NORTHWEST QUARTER OF SECTION #1, TOWNSHIP 13 NORTH, RANGE 12 WEST, CONGRESS LANDS, SALT CREEK TOWNSHIP, MUSKINGUM COUNTY, OHIO. ALSO BEING A PART OF THE DOUBLE K RANCH LTD. PROPERTY OF OFFICIAL RECORD BOOK 2155, PAGE 719 OF THE MUSKINGUM COUNTY RECORDER. BEING A PART OF AUDITOR'S PARCEL #60-30-01-04-003. PERTINENT DOCUMENTS AND **BASIS OF BEARINGS** SURVEY FOR: **SOURCES OF DATA USED:** All bearings shown hereon are based on the 1- Deed references as shown West line of Section #1 [as established by <u>KAUFMAN REALTY &</u> 2- Salt Creek Township tax maps Charles R. Harkness P.S. 6885 on Feb. 6, 2008] DOUBLE K RANCH LTD. 3- U.S.G.S. map as being N 2° 22' 05" E ie. All bearings shown 4- Various survey records found in hereon are to an assumed meridian and are used the office of the Muskingum County to denote angles only. Engineer, Zanesville, Ohio. **NOTES:** 1- This plat is a derivative of a field survey made by A & E Surveying as of the date shown. Richard J. Taylor Prop. 2- This property is subject to all legal roadways and easements of record. Parker Stephen Robinson & Tess Victoria Taylor Prop. O.R. 2136, Pg. 885 PERRY TWP. 3- All distances are measured unless otherwise shown. {61.83 ac.} **SECTION #21** O.R. 1973, Pg. 495 UNION TWP. SECTION #25 (6.00 ac.) Gregg C. & Elizabeth A. L=114.80' 8.43' (not to scale) Taylor Prop. {33.5 ac.} **=7°18′30″ R=900.00′ Columbia Gas Prop. S 87°38'05" È D.B. 1147, Pg. 3 D.B. 567, Pg. 186 S 63°08'20" E 114.72' *581.27'* {3.562 ac.} 498.64 4.84' (not to scale) North line of Sec. #1 Salt Creek Twp. 74.20' L=38.00'N/W COR. ∆=3°1*7'*32" R=661.33' OF SEC. #1 S 2°22'05" Ch= S 57°50'19† E 37.99' 9.00 ---– Acres L=454.28'Double K Ranch LTD. Prop. [part] **=39°21′28″ R=661.33′ O.R. 2155, Pg. 719 -Ch= S 36°30'49" E Aud. Par. #60-30-01-04-003 [part] 445.40' 769.77' S 88°30'51" W SECTION #1 **Zane Grey Road** SECTION DESCRIPTION [County Road #199] asphalt surfaced R/W = 40'Jacquelin M. McCarroll Property - O.R. 1569, Page 583 {160 ac.} 25.00 Double K Ranch LTD. Prop. 7043/55" O.R. 2155, Pg. 719 495.07 Sundale Road 42.37 Acres Ħ [County Road #105] S 49°54'25" W asphalt surfaced] Double K Ranch LTD. Prop. [part] [R/W = 40']207.41 O.R. 2155, Pg. 719 Aud. Par. #60-30-01-04-003 [part] N 85°01'05" E S 4°58'55" E 393.00' = total 200.00 Double K Ranch LTD. Prop. 372.47 O.R. 2155, Pg. 719 20.53 offset **WEST LINE OF SECTION #1** Reference iron pin set S 12° 14' 50" W 63.94' S.87°20'35" E 1546.25' = total **Zane Grey Road** feet from corner [County Road #199] Approximate Location Of An Existing Stream Running Through Property 80.23 asphalt surfaced | [R/W = 40']S 4°57'38" E 212.00' 28.92 ACRES L=120.57'Double K Ranch LTD. Prop. [part] N 2°22'05" **∆=5°42'00" R=1212.00'** O.R. 2155, Pg. 719 $Ch = S \ 2^{\circ}06'38'' E$ Aud. Par. #60-30-01-04-003 [part] 120.52' × Clay Pike Road Reference iron pin set | County Road #22 | S/W COR. OF from corner [asphalt surfaced] Double K Ranch LTD. Prop. THE N/W QTR. [R/W = 40']O.R. 2155, Pg. 719 OF SEC. #1 100.00 MID LINE OF N/E QTR. SECTION #2 SECTION #1 N 87°32'35" W MID LINE OF 1595.88 SECTION #1 S/E QTR. SECTION #2 {3 ac.} 1495.88 Michael & Jacqueline 100.00 Randy Joe Wheeler Prop. Malenda Prop. Casey G. & Genia S. D.B. 1068, Pg. 142 D.B. 764, Pg. 258 {2 ac.} D.B. 1084, Pg. 20 {9.52 ac.} Delbert Binion Prop. D.B. 900, Pg. 91 {136.66 ac.} Head Property {10.04 ac.} Obed H. Caplinger Prop. {9.25 ac.} O.R. 1642, Pg. 129 D.B. 1125, Pg. 511 LEGEND K 420 RON PIN SET = 5/8" x 30" STEEL ROD WITH LASTIC ID. CAP MARKED KNISLEY 7231 {5.04 ac.} SURVEYING JOB #K200951P1 Ph: (740 EXISTING IRON PIN **GRAPHIC SCALE** KNISLE Set NAIL SET 1 INCH = 300 FEET

EXISTING CORNER STONE

300

600

OHIO P.S. #725 ONAL POINT { nothing set }